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R. 12

GREENVILLE, CO. S. C.

MAR 0 1 24 PM '78

ACKER & ACKER, ATTORNEYS AT-LAW, PICKENS, S. C. 29671

TITLE TO REAL ESTATE

STATE OF SOUTH CAROLINA
GREENVILLE COUNTY

VOL 1074 PAGE 957

Know All Men By These Presents:

That I, Gladys F. McGrew

in the State aforesaid,
DOLLARS,

in consideration of the sum of Five Hundred Eighty Five and No/100

Paid by: Danny K. Boyter and Carolyn Rosette Turner Boyter, _____
to the grantor(s) in hand paid at and before the sealing of these presents by the grantee(s) (the receipt whereof is hereby acknowledged), have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto the said Danny K. Boyter and Carolyn Rosette Turner Boyter, their heirs and assigns forever:

All that certain piece, parcel or lot of land lying and being situate in the State of South Carolina, County of Greenville, about 2 miles east of Table Rock, and being known and designated as Lot No. 3 on plat prepared by W. R. Williams, Jr., dated March 5, 1976, reference to which is hereby made for a more complete and accurate description, and according to said plat, being more fully described as follows, to-wit:

BEGINNING at a point in center of Ferguson Road, which point is common corner of Lots Nos. 2 and 3; thence leaving road and running along common line of Lots Nos. 2 and 3 S88-57E 431.3 feet to an iron pin on line of land of Lakemont; thence along line of Lakemont property N21-49W 122.5 feet to an old iron pin in center of Greenville Water Works right-of-way; thence along center of said right-of-way N89-34W 491.6 feet to a point in center of Ferguson Road; thence along center of Ferguson Road S43-59E 152.3 feet to the point of BEGINNING, and being bounded on the north by right-of-way of Greenville Water Works; bounded on the east by property of Lakemont; bounded on the south by Lot No. 2; and bounded on the west by Ferguson Road.
657.6 - 1 - 13.6 → 1.39A
- 233.5 - 0 = 637.6 - 1 - 13.2

This property is conveyed subject to any and all existing rights-of-way for roads, utilities and other easements that may appear of record and/or on the premises, including the right-of-way of Greenville Water Works shown on the northern side of this lot.

This is a portion of the property conveyed to me, Gladys F. McGrew, by deed of Monroe Ferguson, dated November 8, 1961, recorded on November 9, 1961 in Deed Book 686, at page 150 in the office of the Register of Mesne Conveyance for Greenville County, S. C.

The Grantor herein shall pay the 1976 taxes, and the Grantee shall pay all taxes after 1976.

TOGETHER with all and Singular the Rights, Members, Hereditments and Appurtenances to the said premises belonging, or in anywise incident or appertaining

TO HAVE AND TO HOLD all and singular the said Premises before mentioned unto the grantee(s) hereinabove named, and their Heirs and assigns forever.

And the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(s)' Heirs, Executors and Administrators to warrant and forever defend all and singular the said premises unto the grantee(s) hereinabove named, and the grantee's(s)' Heirs and Assigns against the grantor(s) and the grantor's(s)' Heirs and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

Witness the grantor's(s)' hand and seal of our Lord One Thousand Nine Hundred and 76

this 7th day of October in the year

Signed, Sealed and Delivered in the Presence of

Gladys F. McGrew (Seal)

Elaine F. Adams (Seal)

Miriam W. Waldrop (Seal)

(Seal)

(Seal)

(Seal)

(Seal)

State of South Carolina,
PICKENS County

Personally appeared before me Elaine F. Adams

GCTO and made oath that he saw the within named grantor(s) Gladys F. McGrew

sign, seal and as her act and deed

deliver the within written deed, and that he, with Miriam W. Waldrop witnessed the execution thereof.

Sworn to before me this 7th day of October, A. D., 1976

Miriam W. Waldrop (Seal)

Notary Public for South Carolina
My commission expires 1/26/80.

Elaine F. Adams

State of South Carolina,
County

WOMAN GRANTOR --- NO RENUNCIATION OF DOWER

Notary Public, do hereby certify

307 Unto all whom it may concern, that Mrs. wife of the within named

did this day appear before me, and upon being privately and separately examined by me, did declare that she does freely, voluntarily, and without any compulsion, dread or fear of any person or persons whomsoever, renounce, release, and forever relinquish unto

Heirs and Assigns, all her interest and estate,

and also all her right and claim of Dower of, in or to all and singular the premises within mentioned and released.

GIVEN under my hand and seal this

day of _____, A. D., 19____

(Seal)
Notary Public for South Carolina

Recorded this MAR 8 1978 19.

AT 1:24 P.M. 2:25

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